

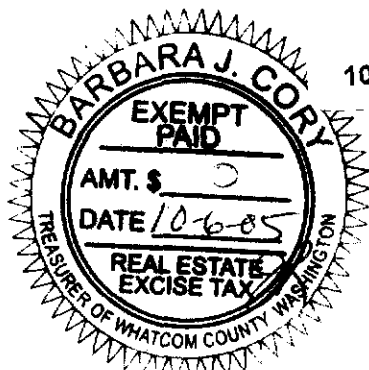


200510060129
Skagit County Auditor

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When recorded, please return to:

Richmond JPJ Enterprises, Inc.
P. O. Box 2789
Bellingham, WA 98227



DOCUMENT TITLE: **EASEMENT EXCHANGE AGREEMENT**
FIRST PARTY: **RICHMOND JPJ ENTERPRISES, INC.**
SECOND PARTIES: **RUFUS PETER SILVA AND THERESA SILVA**
ABBREVIATED LEGAL DESCRIPTION: **PTN GOV. LOT 1, SEC. 1, TWP 35 N, R 4 E. and a PTN NE ¼ SEC. 1, TWP 35 N, R 4 E, W.M. ALSO KNOWN AS TRACT 5 OF SHORT PLAN 515-80 AF#8009220045**
ASSESSOR'S TAX PARCEL NUMBER: **P35452 AND P35497**

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

OCT 06 2005

EASEMENT EXCHANGE AGREEMENT

Amount Paid \$
Skagit Co. Treasurer
By Deputy

The Grantor, **Richmond JPJ Enterprises, Inc.**, a Washington Corporation and owner of Parcel A identified below, and by reference made a part of this Agreement, hereby grants to the Grantees, **Rufus Peter Silva and Theresa Silva**, owners of Parcel B identified below, their successors and/or assigns an easement exchange. The properties are more fully described as:

Parcel A

The South ½ of Government Lot 1 of Section 1, Township 35 North, Range 4 East, W.M., EXCEPT County Road (now State Highway), AND EXCEPT the East ½ of the South ½ of the South ½ of said Government Lot 1. Situate in the County of Skagit, State of Washington.

Parcel B

A portion of the Northeast quarter of Section 1, Township 35 North, Range 4 East, W.M. also known as Tract 5 of Short Plat 515-80 AF #8009220045. Situate in the County of Skagit, State of Washington.

Said easement exchange is for ingress, egress, and utilities for the benefit of Parcel A running adjacent to and along the North line of Parcel B from the Northwest corner for a distance of 50 feet easterly to the Grantors. In exchange, the Grantor agrees to grant to the Grantees a landscape easement for a distance of 60 feet running adjacent to and along the South property line for a distance of 671.92 feet (see Exhibit A) of Parcel A from the Southwest corner that directly adjoins their parcel. The intent of the landscape

easement is to be a forested buffer, which the Silvas will maintain. The Grantor further agrees to relocate the Grantee's gate and put in a standard asphalt approach into both the Grantor's and Grantees' properties. This Agreement shall be construed as a covenant running with the land and shall inure to the benefit of, and binding upon, the successors, assigns and personal representatives of the parties hereto.

BY: L.W. Foulds 10-6-05
L.W. Foulds Date
President
Richmond JPJ Enterprises, Inc.

Rufus Peter Silva 10/3/05
Rufus Peter Silva Date

Theresa Silva 10/3/05
Theresa Silva Date



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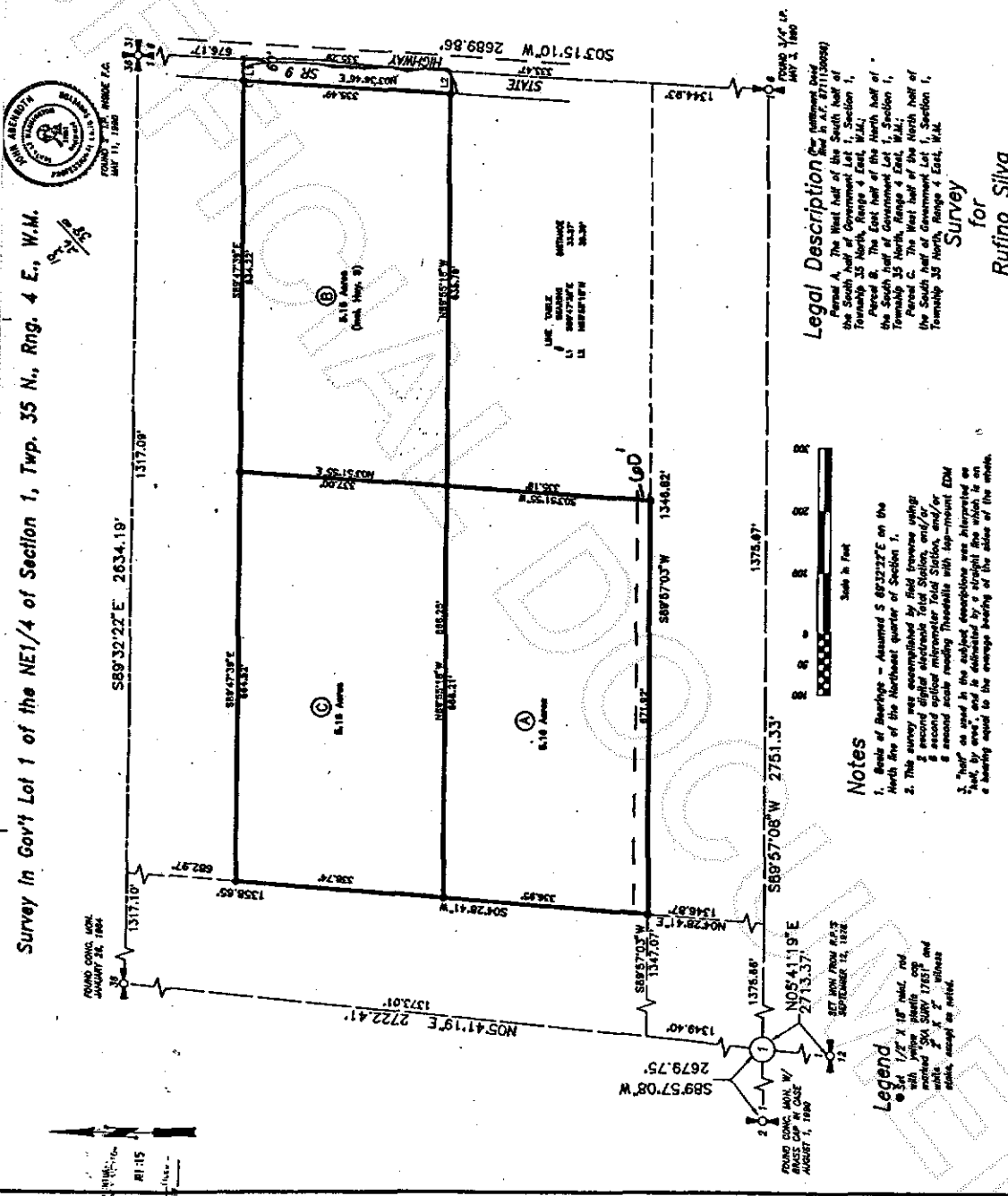
EXHIBIT A

Survey In Gov't Lot 1 of the NE1/4 of Section 1, Twp. 35 N., Rng. 4 E., W.M.

AUDITOR'S CERTIFICATE
 This map correctly represents a survey made by me or under my direction in accordance with the Surveying Act, R.S.O. 1990, Chapter 193, and I have not been notified of any error or fraud in the survey.
 Date: 11/13/05
 Auditor: [Signature]
 My Comm. Expires: 11/13/07

SURVEYOR'S CERTIFICATE
 This map correctly represents a survey made by me or under my direction in accordance with the Surveying Act, R.S.O. 1990, Chapter 193, and I have not been notified of any error or fraud in the survey.
 Date: 11/13/05
 Surveyor: [Signature]
 My Comm. Expires: 11/13/07

SKAGIT SURVEYORS INC. 330 McMillan St., Sedro-Woolley, WA 98284, (206) 923-2121



Legal Description
 Parcel A: The West half of the North half of the South half of Government Lot 1, Section 1, Township 35 North, Range 4 East, W.M.;
 Parcel B: The East half of the North half of the South half of Government Lot 1, Section 1, Township 35 North, Range 4 East, W.M.;
 Parcel C: The West half of the North half of the South half of Government Lot 1, Section 1, Township 35 North, Range 4 East, W.M.;
 Parcel D: The South half of the North half of the South half of Government Lot 1, Section 1, Township 35 North, Range 4 East, W.M.

Notes
 1. Basis of Bearings - Assumed S 89°22'22"E on the North line of the Northwest quarter of Section 1.
 2. This survey was accomplished by field traverse using a total station and the bearings and distances were measured in the field.
 3. "True" as used in the subject description was interpreted as "magnetic" and is indicated by a straight line which is on a bearing equal to the average bearing of the sides of the whole.

Legend
 1. 1/4" x 18" red
 2. 1/4" x 18" yellow
 3. 1/4" x 18" white
 4. 1/4" x 18" black
 5. 1/4" x 18" green
 6. 1/4" x 18" blue
 7. 1/4" x 18" orange
 8. 1/4" x 18" purple
 9. 1/4" x 18" brown
 10. 1/4" x 18" pink
 11. 1/4" x 18" grey
 12. 1/4" x 18" black

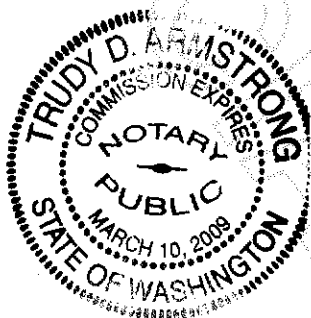


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 Skagit County Auditor

STATE OF WASHINGTON)

County Of Whatcom)

On this 6th day of October, 2005, before me, the undersigned Notary Public in and for the State of Washington, duly commissioned and sworn personally appeared **L. W. Foulds**, to me known to be the **President of Richmond JPJ Enterprises, Inc.**, the corporation that executed the foregoing instrument and acknowledged the said instrument to be the free and voluntary act and deed of said corporation, for the uses and purposes therein mentioned, and on oath stated that he was authorized to execute the said instrument.

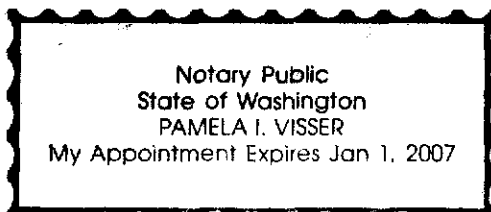


Trudy D. Armstrong
Notary Public in and for the State of
Washington residing at Bellingham, WA

STATE OF WASHINGTON)

County Of Whatcom)

On this 3rd day of October, 2005, before me, the undersigned Notary Public in and for the State of Washington, duly commissioned and sworn personally appeared the individuals **Rufus Peter Silva and Theresa Silva**, that executed the foregoing instrument and acknowledged the said instrument to be their free and voluntary act, for the uses and purposes therein mentioned, and on oath stated that they were authorized to execute the said instrument.



Pamela I. Visser
Notary Public in and for the State of
Washington residing at Liggett WA



200510060129

Skagit County Auditor

UNOFFICIAL DOCUMENT

